

CITY OF MINNEAPOLIS

At a Glance: Kenwood

Department of Regulatory Services

June 15, 2015



Minneapolis
City of Lakes



Abate List

- Refers to list of properties for which the department has issued 2 or more notices within the prior 12 month period for the removal of nuisance conditions.
- Further nuisances on these properties may be abated directly by the city without additional notice and costs are assessed to the owner.

Conversion & CHOWN (Change of Ownership)

- Conversions refer to properties that have been converted to a rental licensed property
- Change of Ownership means a rental licensed property has changed ownership

Condemned

- Means a building has been deemed unsafe to live in.
- May be condemned when:
 - It is vacant and boarded for more than 60 days
 - It is determined to be unsafe
 - An inspector cites specific hazards
 - It is dilapidated and no specific hazards are cited, but the inspector has assigned the property a score by ordinance qualifying it for condemnation
 - Utilities to it have been discontinued or
 - There is a housing hygiene problem as determined by the Housing Inspections Department.

COP (Conduct on Premise)

- COP Refers to the 1991 amendment to the Rental Licensing Ordinance that allows the city to address qualifying incidents of disorderly conduct of tenants and their guests that adversely impacted neighbors.

Good Cause

- Refers to the Department's ability to authorize the denial, refusal to renew, revocation, or suspension of a rental dwelling license, or impose reasonable conditions or restrictions on the same, based on specific criteria.
- This profile refers to a "Good Cause List" which identifies properties that have met objective criteria requiring them to meet with the Department prior to obtaining a new rental license (does not affect existing licenses).

PPU (Problem Properties Unit)

- Case management focused team within Housing Inspections Services division charged with identifying the City's worst properties and developing an action plan to resolve their issues. Also tracks and manages boarded, vacant, and condemned housing.

Police Calls

- Police Calls are defined as all police activity that has occurred at properties in a given ward or neighborhood over the last two years. Several police calls can be associated with one particular incident.
- Police calls at an intersection, street or area not identified at a specific property are not included. Domestic and medical related calls are also not included.

Rental Licenses

- Includes all rental dwellings and dwelling units, including rented single-family dwellings and rented dwelling units in owner-occupied dwellings, as well as to rented condominiums, rented townhouses and leasehold cooperative dwelling units
- Certain dwellings are exempt including hotels; convents; monasteries; licensed nursing homes; licensed board and care homes; parsonages; parish houses; manse and rectories; hospitals; public housing; and owner-occupied dwelling units in a cooperative, condominium or townhouse building

VBR (Vacant Building Registry)

- Refers to the City's Vacant Building Registry, which is a list of all properties that meet the legal criteria for inclusion into the VBR program including:
 - Condemned requiring a code compliance inspection
 - Unoccupied and unsecured for five days or more
 - Unoccupied and secured by means other than those normally used in the design of the building for 30 days or more
 - Unoccupied with multiple housing maintenance, fire or building code violations existing for 30 days or more
 - Unoccupied more than 365 days with an order having been issued to correct a nuisance condition
 - A vacant commercial or residential building or structure which is unable to receive a certificate of occupancy due to work stoppage or expired permits

Kenwood Profile

as of 6/15/15



Assessor's Land Use for All Properties	Count	%
Bar, Restaurant, Club, Entertain.	00	0.0%
Comm Work Shop	00	0.0%
Common Area	01	0.2%
Garage or Misc. Residential	04	0.7%
*Group Residence	00	0.0%
Ind. Warehouse, Factory	00	0.0%
Institution, School, Church	02	0.3%
Misc. Commercial	00	0.0%
*Mixed Comm., Res, Apt	00	0.0%
*Multi Family (Residential)	52	9.0%
Not Available	00	0.0%
Office	00	0.0%
Public Accommodations	00	0.0%
Retail	02	0.3%
*Single Family (Residential)	480	83.3%
Sport or Recreation Facility	00	0.0%
Utility	01	0.2%
Vacant Land	34	5.9%
Vehicle Related Use	00	0.0%
Grand Total	576	100.0%

[Click here to see a complete neighborhood business directory.](#)

*Includes Residential Use

Rental License

Information

Total Rental Licenses	55
Parcels with Rental Licenses	55
Rental Units	81
Average Rental Units	1.5
Rentals / Total Residential	10.3%
Parcels with Conversions (2014 Total)	02
Parcels with Change of Ownerships (2014 Total)	01

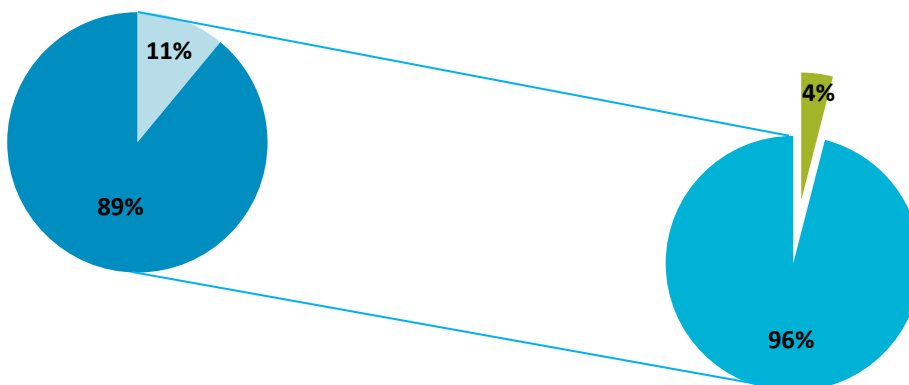
Rental Licensed Parcels by

Paid Unit Counts

	Parcels	%	Total %
1 Unit	38	69.1%	69.1%
Condo Units	04	10.5%	
Non-Condo Units	34	89.5%	
2 Units	12	21.8%	90.9%
3 Units	03	5.5%	96.4%
4-5 Units	01	1.8%	98.2%
6-10 Units	01	1.8%	100.0%
11-15 Units	00	0.0%	100.0%
16-20 Units	00	0.0%	100.0%
21-30 Units	00	0.0%	100.0%
31+ Units	00	0.0%	100.0%
Grand Total	55	100.0%	100.0%

Rental Licensed Parcel Breakdown by Paid Units

condo 4+ Units
non-condo 1 - 3 Units



Kenwood Profile

as of 6/15/15

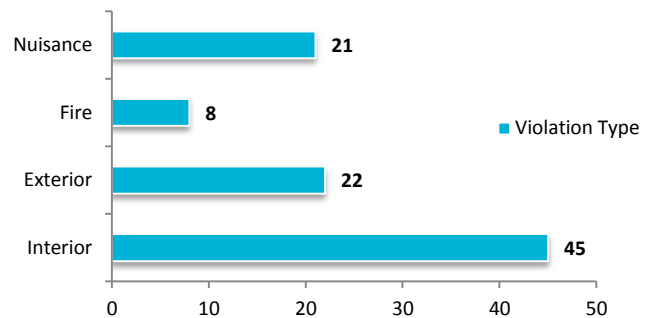


Housing Violations & Police

<u>Calls (Last 2 years)</u>	<u>Parcels</u>	<u>Violations</u>
All Violations	45	96
Interior Violations	15	45
Exterior Violations	10	22
Fire Violations	04	08
Nuisance Violations	16	21
Total Police Calls	160	1,193

**Police Call data only includes calls attributed to a parcel. Police calls occurring on intersections, streets, or locations not identified at a parcel are not included.*

Violation Types (Last 2 Years)

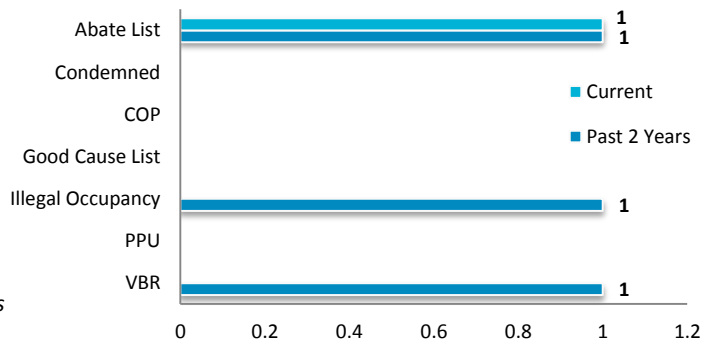


Parcels with Serious Flags

<u>Past 2 years</u>	<u>Current</u>
VBR	01
Condemned	00
Illegal Occupancy	01
PPU	00
Good Cause List	00
COP	00
Abate List*	01

**Abate list data information is only stored for 6 month periods*

Parcels with Serious Flags

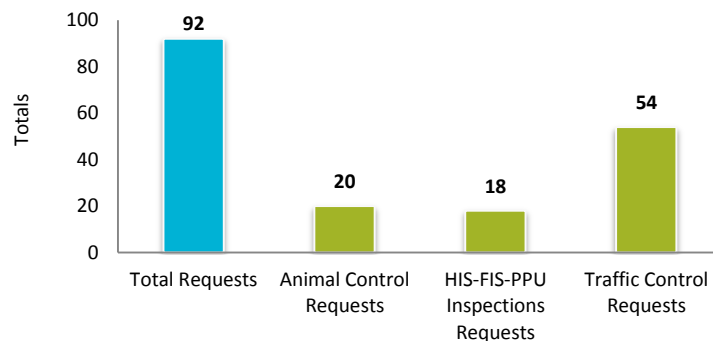


Regulatory Services 311

Service Requests

<u>(2014 Totals)</u>	<u>Requests</u>	<u>%</u>
Ward Total	1,613	100.0%
Total	92	5.7%
Animal Control	20	1.2%
HIS-FIS Inspections	18	1.1%
Traffic Control	54	3.3%

2014 Regulatory Services 311 Service Requests



Traffic Control Citations

<u>(2014 Totals)</u>	<u>Citations</u>	<u>%</u>
Ward Total	40,349	100.0%
Total	195	0.5%
Snow Emergency*	112	0.3%
Non-Snow Emergency	83	0.2%

**Snow Emergency citations span from December 2013 through March 2014*

Animal Care & Control

<u>Dangerous Dogs</u>	<u>Dogs</u>	<u>%</u>
Citywide Total	35	100.0%
Total	00	0.0%

Kenwood Demographic Profile



Kenwood Demographic Summary

Data Source:	2010 Census					2010 Census		
Category:	Population					Housing		
	Population	17 years & younger	18 years & older	Male	Female	Total housing units	Occupied housing units	Vacant housing units
Number	1,437	243	1,194	729	708	603	539	64
Percentage	100.0%	16.9%	83.1%	50.7%	49.3%	100.0%	89.4%	10.6%

Data Source:	2010 Census						
Category:	Race and Ethnicity						
	White	Hispanic or Latino	Black or African American	American Indian and Alaska Native	Asian	Other	Two or More Races
Number	1,315	42	12	0	51	5	12
Percentage	91.5%	2.9%	0.8%	0.0%	3.5%	0.3%	0.8%

Data Source:	2008-2012 American Community Survey									
Category:	Education					Language		Household Income		
	Less than a High School Degree	High School Degree	Some College or Associates Degree	Bachelors Degree	Graduate or Professional Degree	Speaks only English at home	Speaks language other than English at home	Less than \$50,000	\$50,000 to \$74,999	\$75,000 or more
Number	13	53	151	501	437	1,160	188	91	86	392
Percentage	1.1%	4.6%	13.1%	43.4%	37.8%	86.1%	13.9%	16.0%	15.1%	68.9%

Notes:

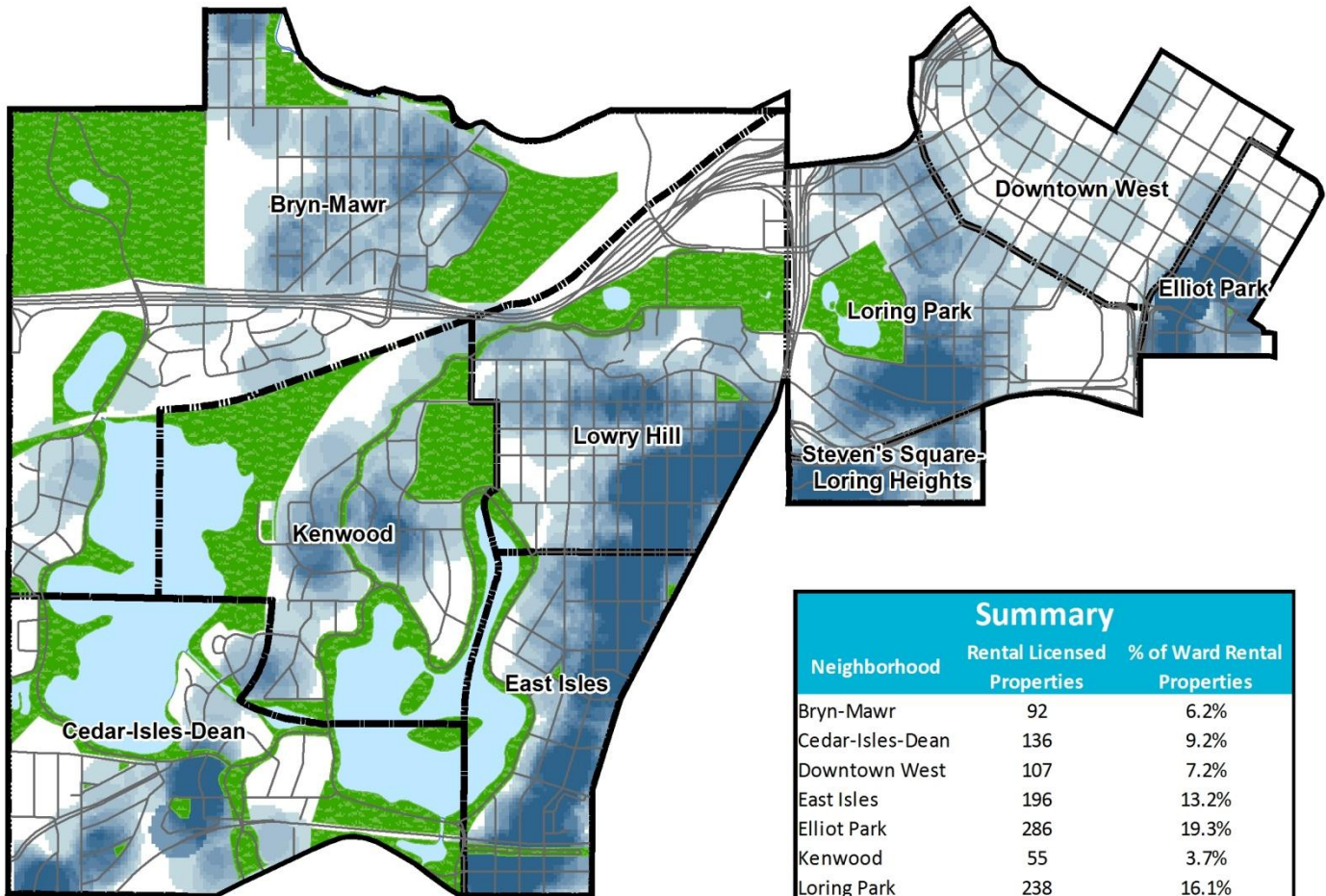
The Census & American Community Survey data was compiled by MN Compass

Websites:

MN Compass <http://www.mncompass.org/profiles/neighborhoods/minneapolis-saint-paul#!areas>

CPED <http://www.minneapolismn.gov/census/2010/index.htm>

Ward 7 Rental Properties



0 0.25 0.5 1 Miles

Summary		
Neighborhood	Rental Licensed Properties	% of Ward Rental Properties
Bryn-Mawr	92	6.2%
Cedar-Isles-Dean	136	9.2%
Downtown West	107	7.2%
East Isles	196	13.2%
Elliot Park	286	19.3%
Kenwood	55	3.7%
Loring Park	238	16.1%
Lowry Hill	268	18.1%
Steven's Square-Loring Heights	103	7.0%
Total Properties	1,481	100.0%

Legend

Amount of Rental Licensed Parcels

- High
- Low
- Water Bodies
- Parks
- Neighborhood Boundaries

Kenwood Rental Properties



0 0.125 0.25 0.5 Miles

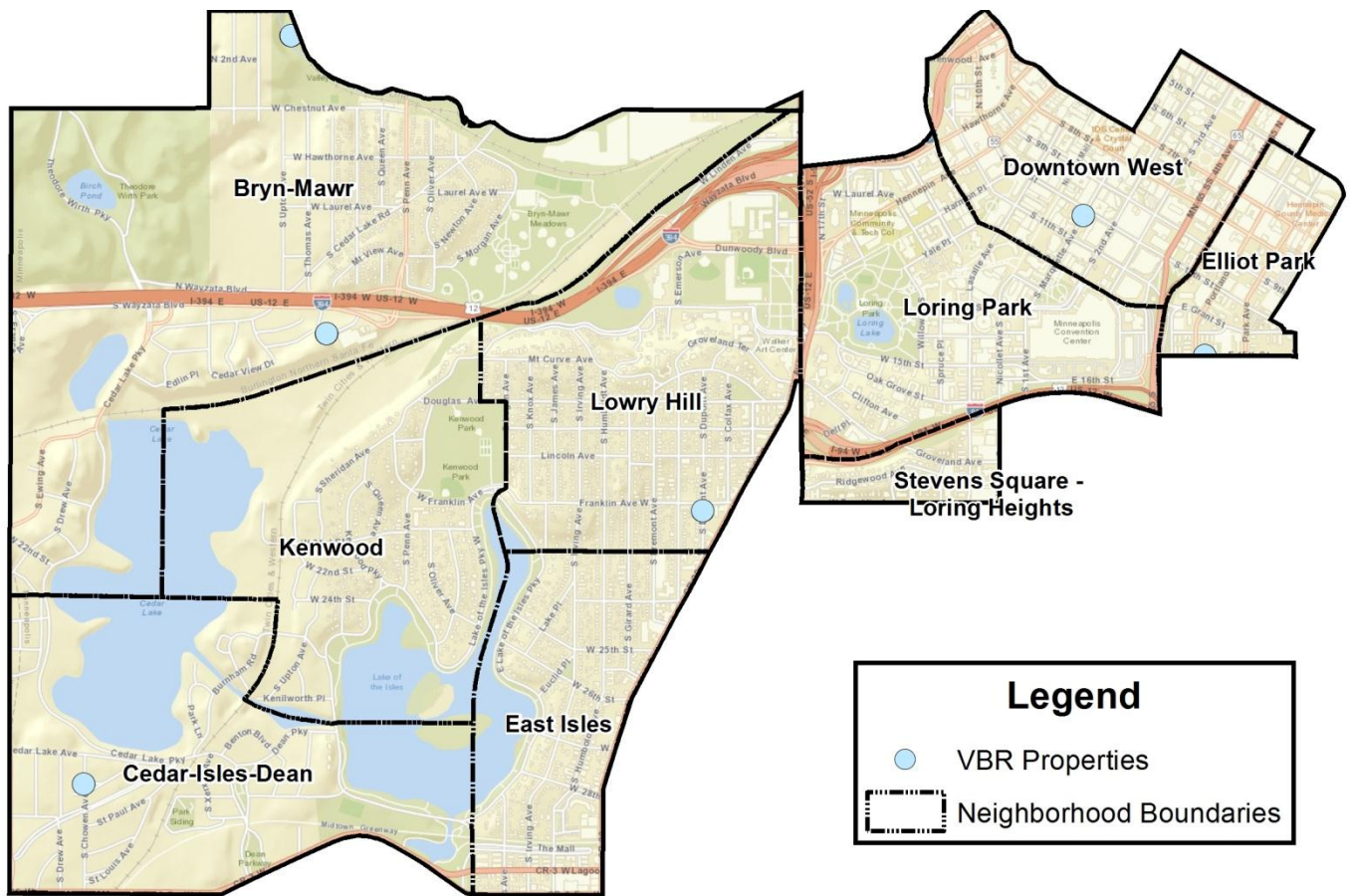
Summary		
Neighborhood	Rental Licensed Properties	Total Rental Units
Kenwood	55	81
Ward Total	1,481	12,691

Legend

Rental Licensed Properties by Paid Units

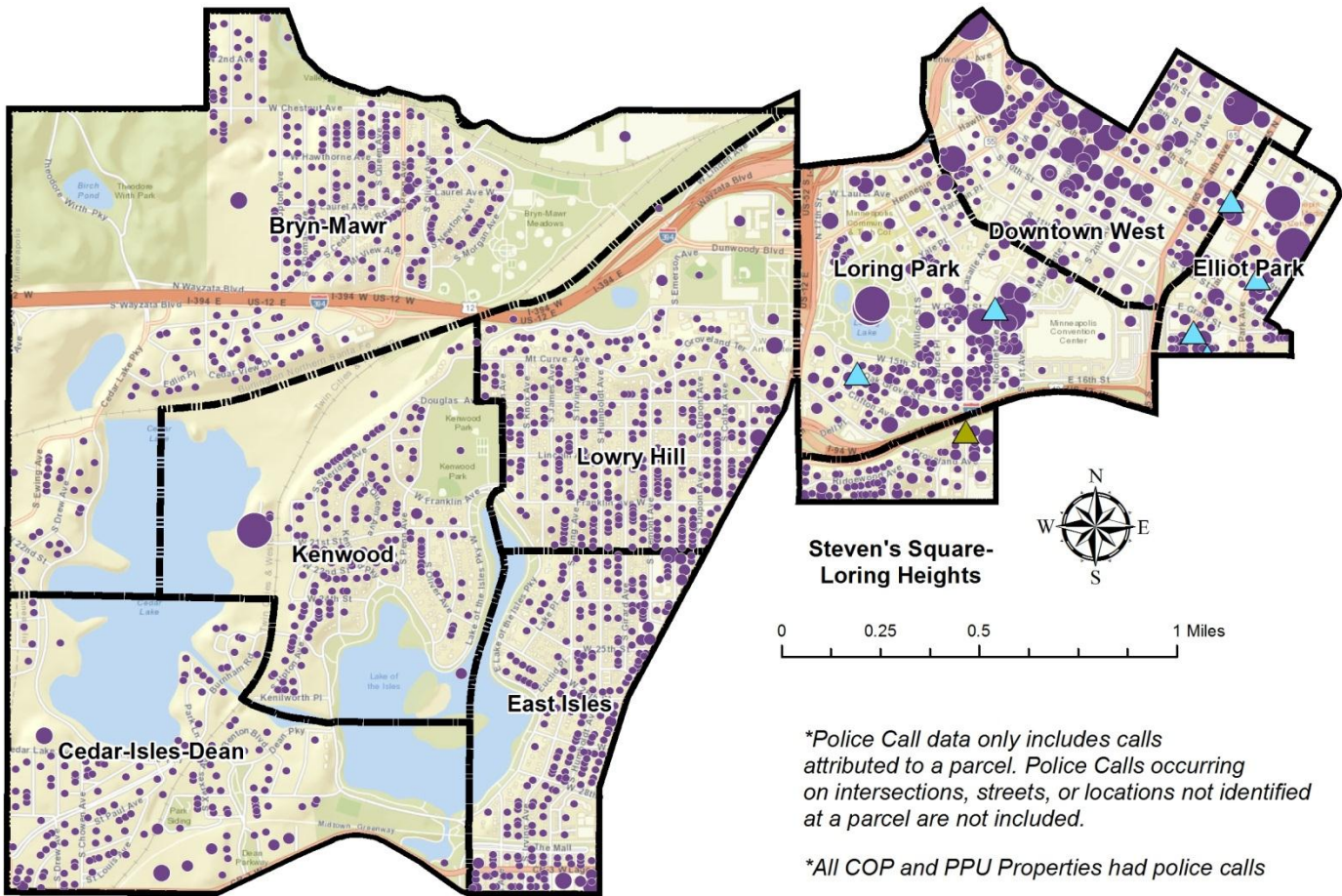
- 1-9 Units
- 10-32 Units
- 33-84 Units
- 85-180 Units
- 181-360 Units

Ward 7 Vacant (VBR) Properties



Summary	
Neighborhood	VBR Properties
Bryn-Mawr	02
Cedar-Isles-Dean	01
Downtown West	01
East Isles	00
Elliot Park	01
Kenwood	00
Loring Park	00
Lowry Hill	01
Stevens Square- Loring Heights	00
Ward Total	06

Ward 7 Conduct on Premise (COP) and Problem (PPU) Properties with Police Calls



**Police Call data only includes calls attributed to a parcel. Police Calls occurring on intersections, streets, or locations not identified at a parcel are not included.*

**All COP and PPU Properties had police calls*

Summary								
Neighborhood	COP	PPU	COP and PPU	1 to 32 Police Calls	33 to 125 Police Calls	126 to 325 Police Calls	326 to 653 Police Calls	654+ Police Calls
Bryn-Mawr	00	00	00	298	02	01	00	00
Cedar-Isles-Dean	00	00	00	145	06	02	00	00
Downtown West	00	00	00	67	50	28	04	04
East Isles	00	00	00	230	11	03	00	00
Elliot Park	03	00	00	53	19	04	00	02
Kenwood	00	00	00	157	02	00	00	01
Loring Park	02	00	00	106	48	13	01	03
Lowry Hill	00	00	00	316	07	02	00	00
Steven's Square-Loring Heights	00	01	00	51	10	01	00	00
Totals	05	01	00	1,423	155	54	05	10
Total Properties: 1,649								

Legend

Conduct on Premise

Problem Properties

Total Police Calls in the Last 2 Years

1 to 32 Police Calls

33 to 125 Police Calls

126 to 325 Police Calls

326 to 653 Police Calls

654+ Police Calls

Kenwood Police Calls



Summary

Neighborhood	COP	PPU	COP and PPU	1 to 32 Police Calls	33 to 125 Police Calls	126 to 325 Police Calls	326 to 653 Police Calls	654+ Police Calls
Kenwood	00	00	00	157	02	00	00	01
Total Properties: 160								

*Police Call data only includes calls attributed to a parcel. Police Calls occurring on intersections, streets, or locations not identified at a parcel are not included.

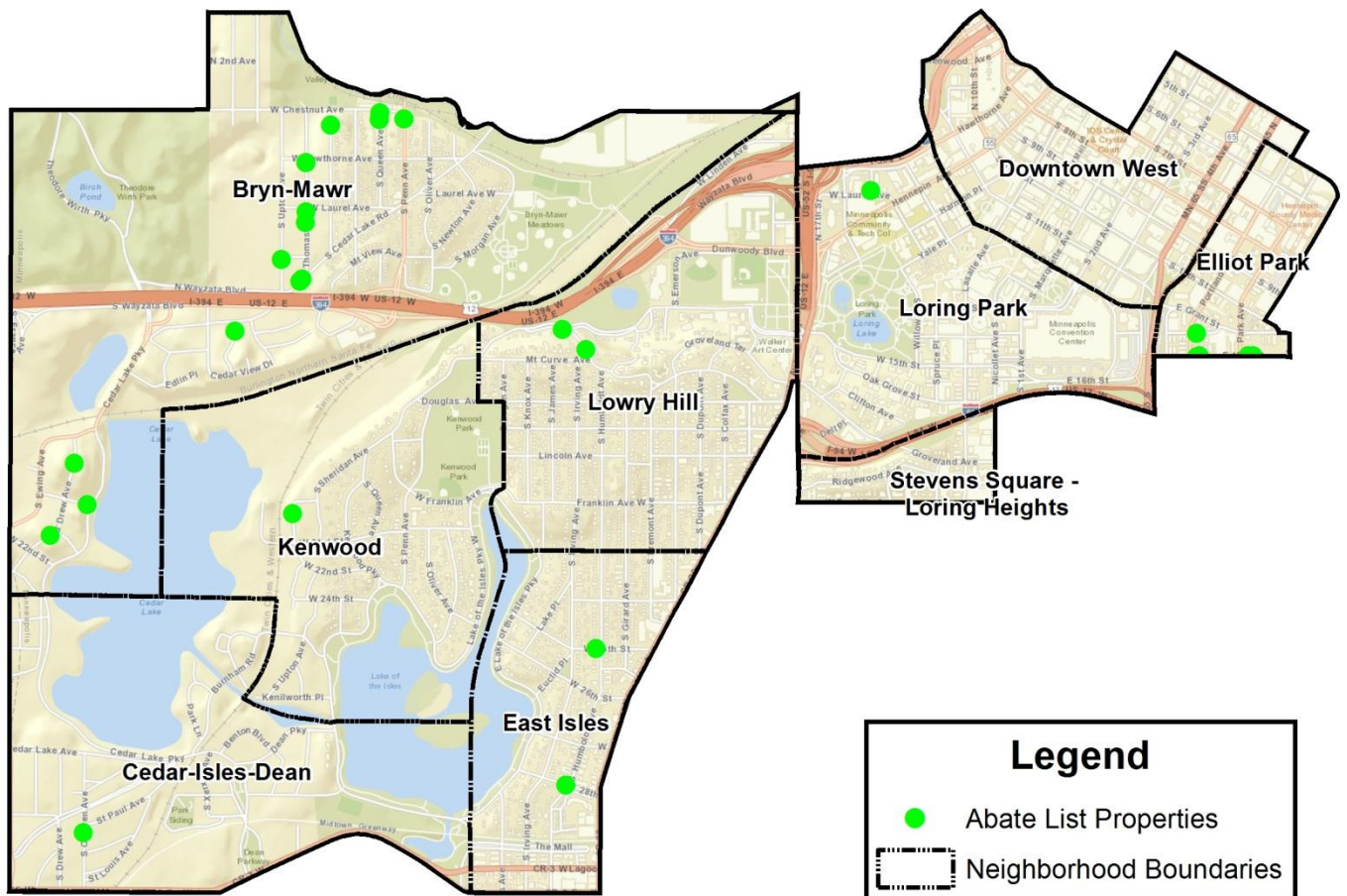
*All COP and PPU Properties had police calls

Legend

Total Police Calls in the Last 2 Years

- 1 to 32 Police Calls
- 33 to 125 Police Calls
- 126 to 325 Police Calls
- 326 to 653 Police Calls
- 654+ Police Calls

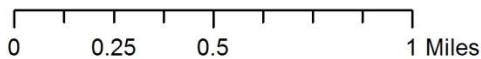
Ward 7 Abate List Properties



Legend

- Abate List Properties
- Neighborhood Boundaries

Summary	
Neighborhood	Amount of Abate List Properties
Bryn-Mawr	14
Cedar-Isles-Dean	01
Downtown West	00
East Isles	02
Elliot Park	04
Kenwood	01
Loring Park	01
Lowry Hill	02
Stevens Square-Loring Heights	00
Ward Total	25



Kenwood Abate List Properties

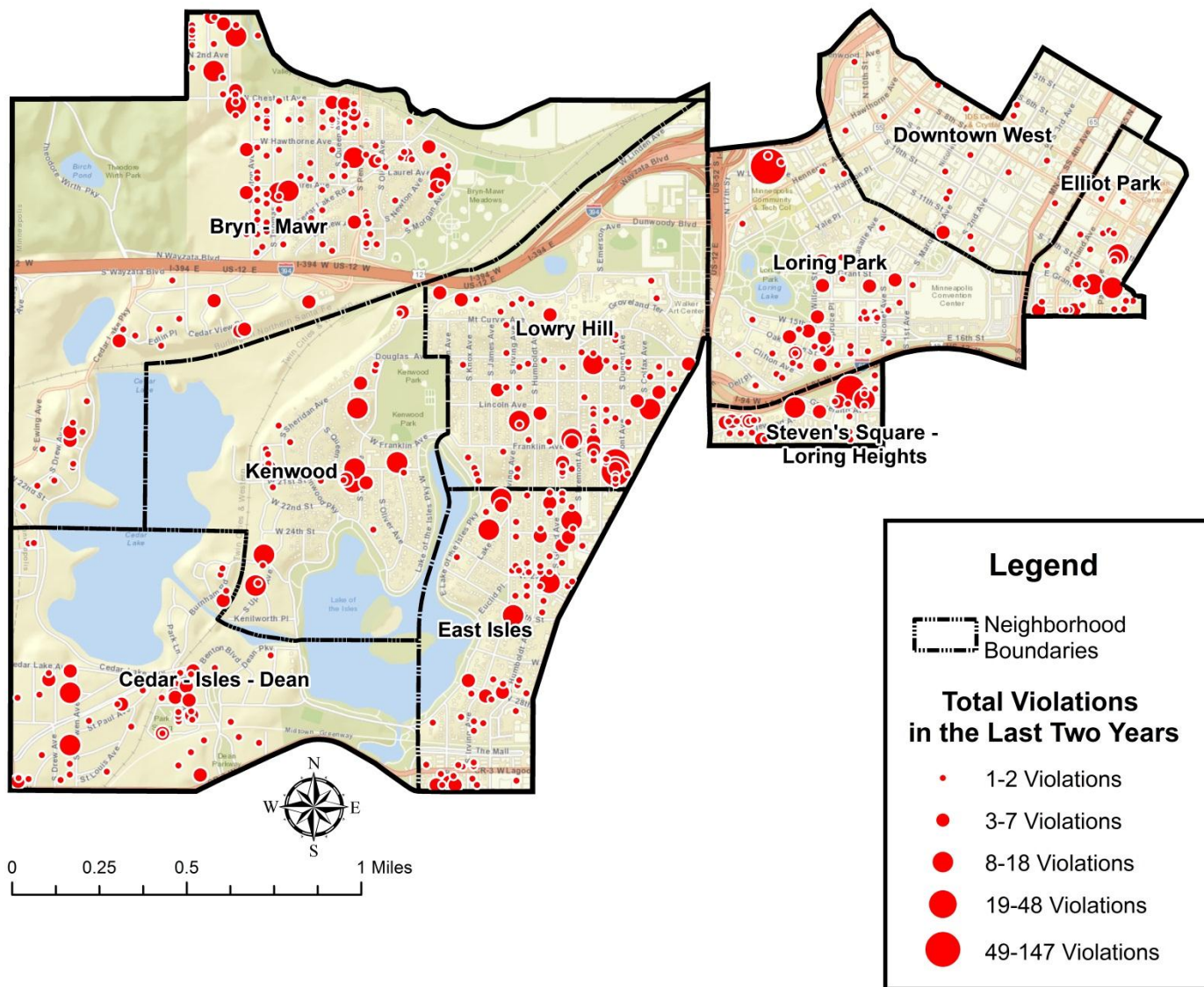


Legend

 Abate List Properties

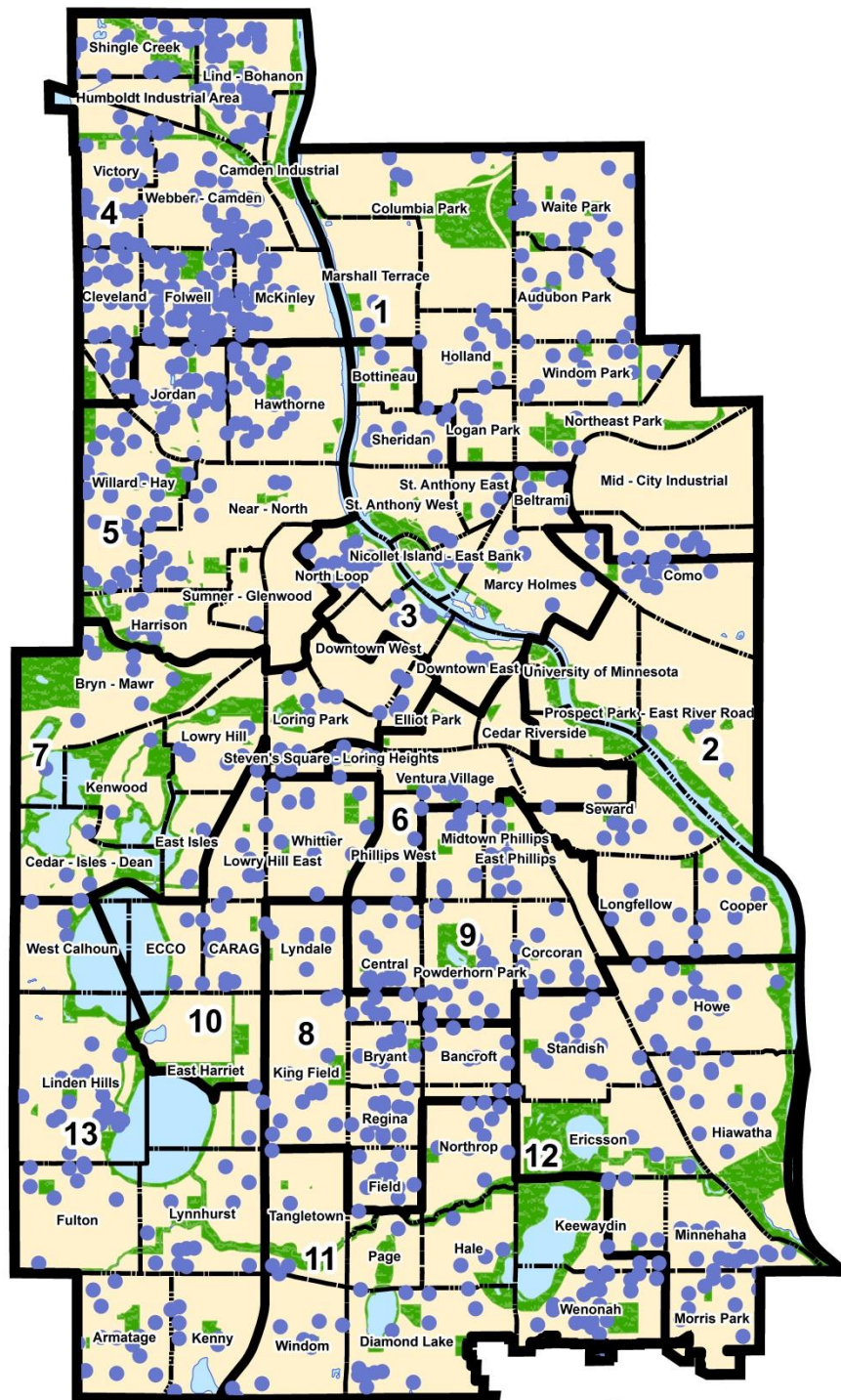
Summary	
Neighborhood	Amount of Abate List Properties
Kenwood	01
Ward Total	25

Housing Violations in Ward 7 (Last 2 years)



Summary					
Neighborhood	1 to 2 Violations	3 to 7 Violations	8 to 18 Violations	19 to 48 Violations	49 to 147 Violations
Bryn - Mawr	114	21	07	00	00
Cedar - Isles - Dean	39	14	02	00	00
Downtown West	45	01	00	00	00
East Isles	67	11	05	00	00
Elliot Park	24	04	03	00	00
Kenwood	18	05	06	00	00
Loring Park	42	12	00	00	01
Lowry Hill	81	13	04	02	00
Steven's Square - Loring Heights	21	08	02	01	00
Totals	451	89	29	03	01
Total Properties: 573					

Citywide Rental License Conversions in 2014



Legend

- Conversion Properties
- 1 Ward Boundaries
- Armatage Neighborhood Boundaries
- Parks
- Water Bodies

Summary

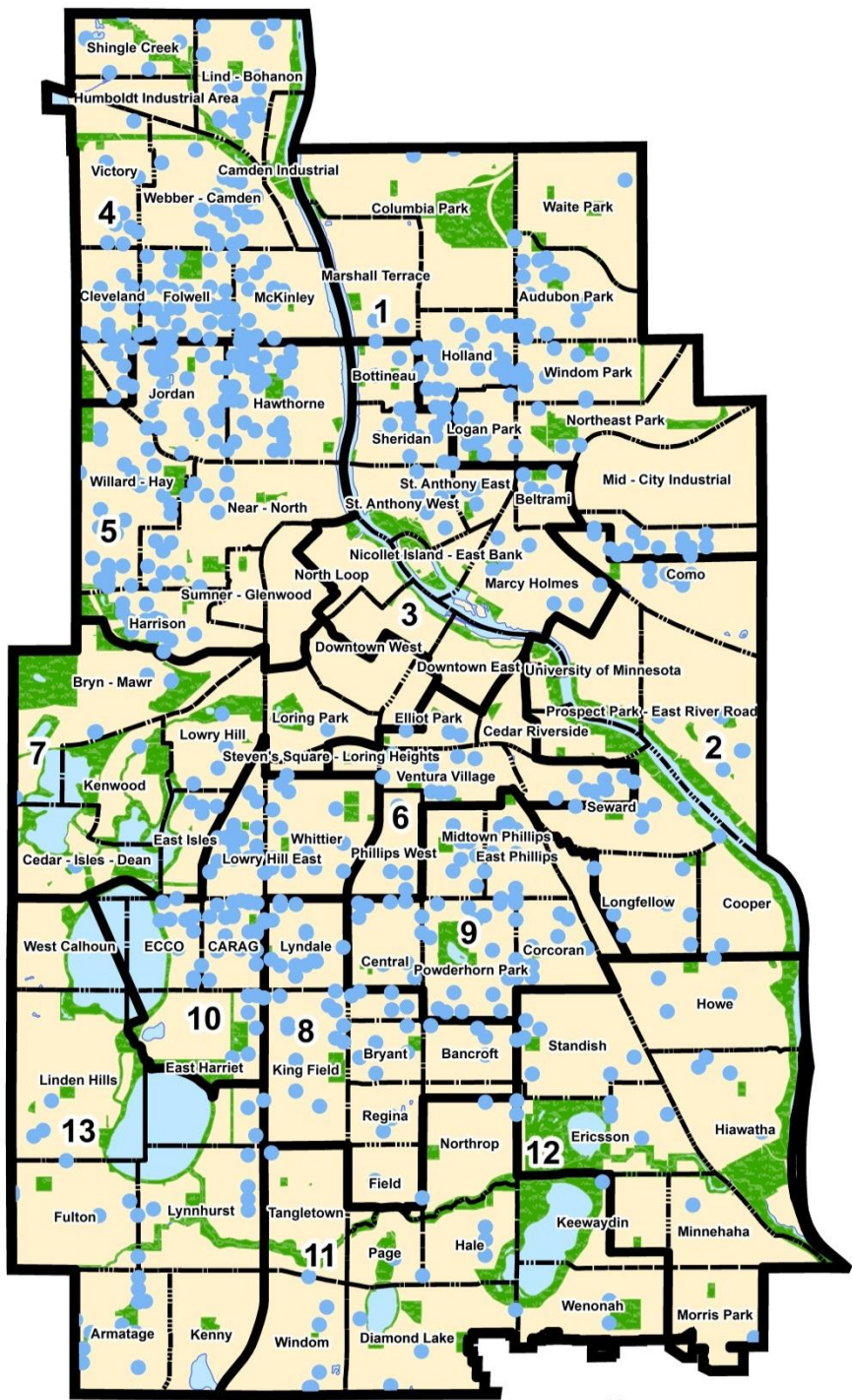
Ward	Conversions	Total Percentage of Properties
01	86	8.2%
02	44	4.2%
03	83	7.9%
04	253	24.2%
05	111	10.6%
06	18	1.7%
07	55	5.3%
08	69	6.6%
09	58	5.5%
10	37	3.5%
11	75	7.2%
12	83	7.9%
13	74	7.1%

Total Properties: 1,046

0 0.5 1 2 Miles



Citywide Rental License Change of Ownerships (CHOWNs) in 2014



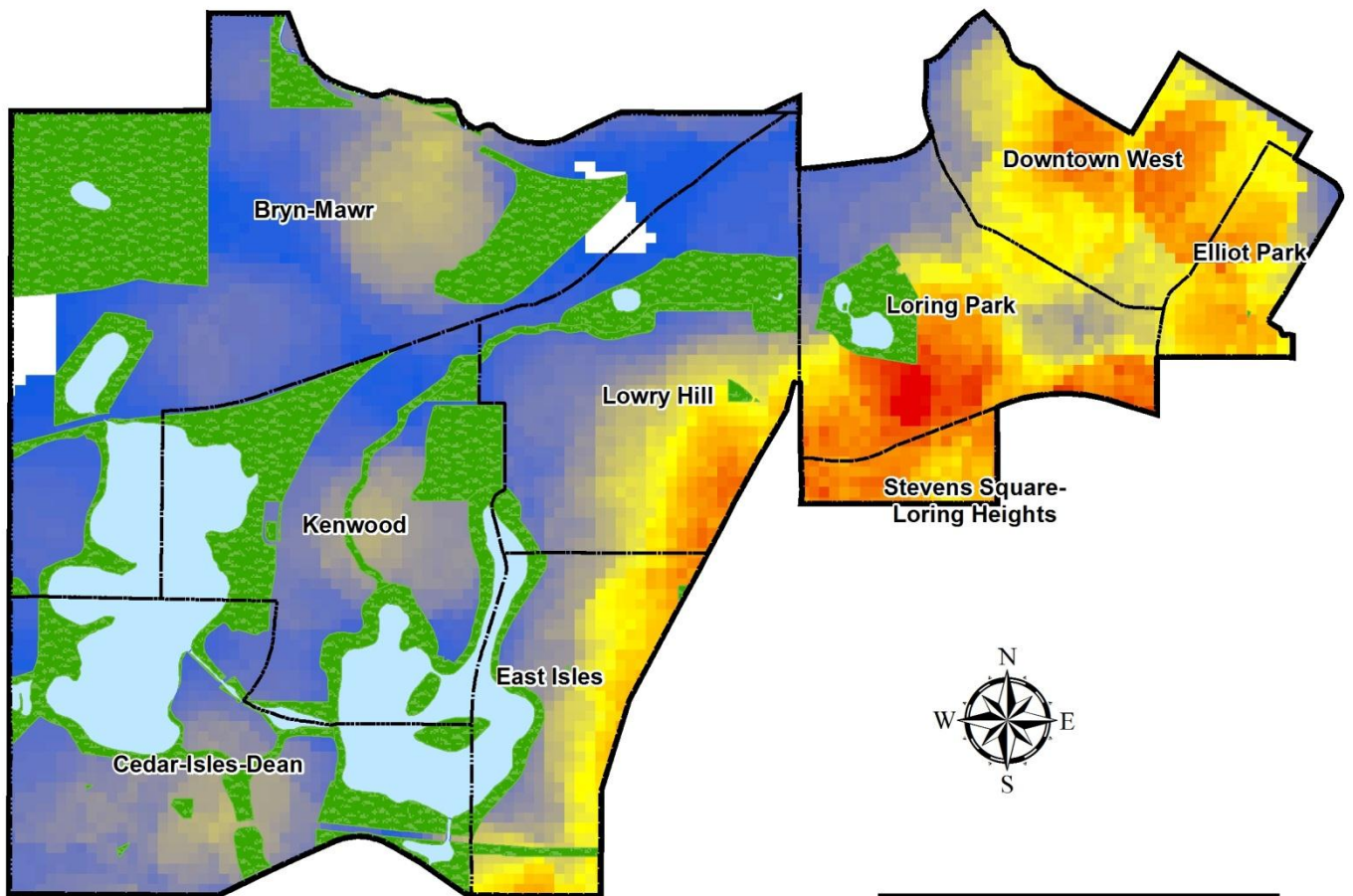
Legend

- CHOWN Properties
- Ward Boundaries
- Neighborhood Boundaries
- Parks
- Water Bodies

Summary

Ward	CHOWNs	Total Percentage of Properties
01	91	12.8%
02	31	4.4%
03	39	5.5%
04	130	18.3%
05	118	16.6%
06	30	4.2%
07	18	2.5%
08	48	6.7%
09	53	7.4%
10	74	10.4%
11	25	3.5%
12	24	3.4%
13	31	4.4%
Total Properties:		712

Ward 7 2014 311 Service Requests



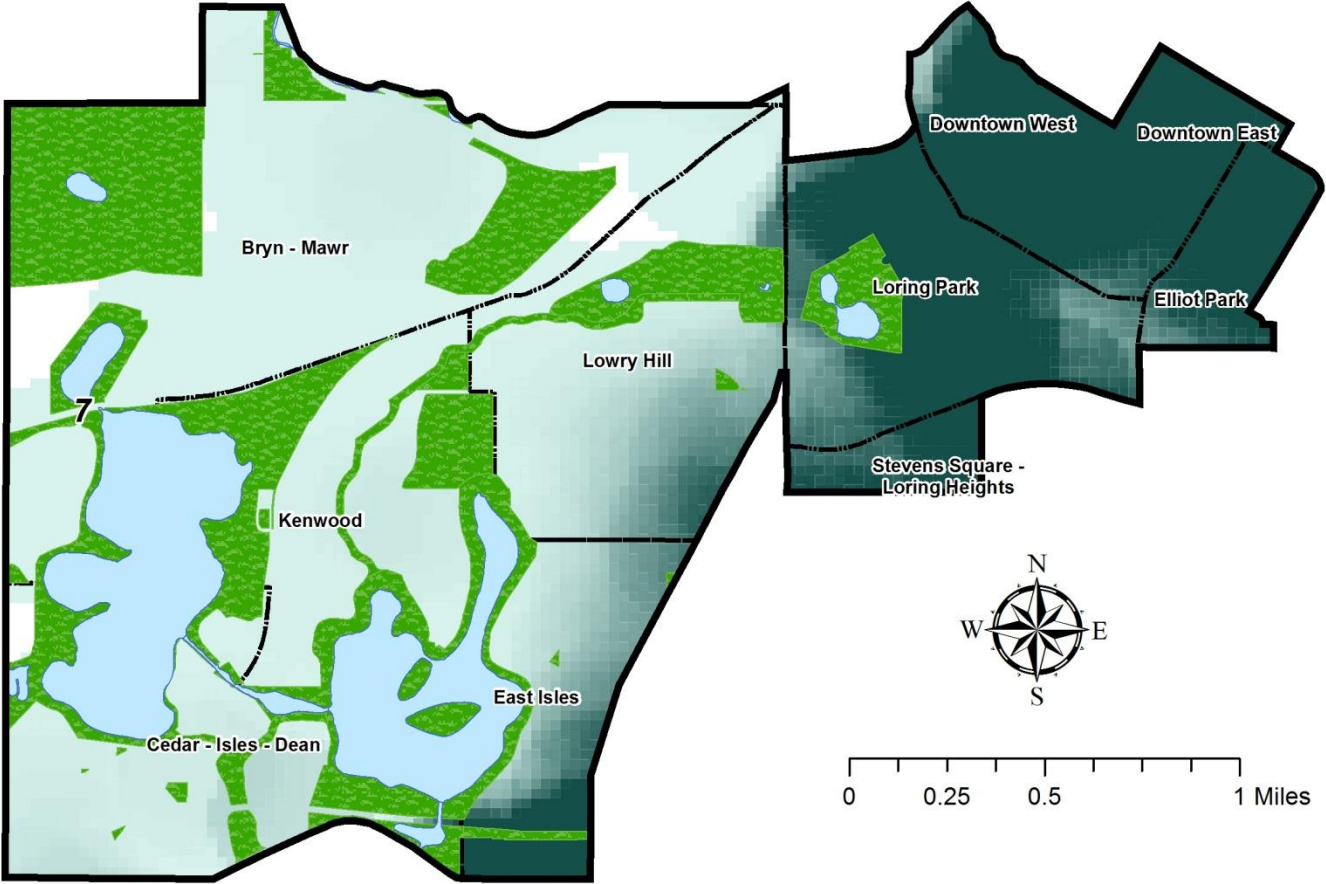
0 0.375 0.75 1.5 Miles

Summary				
Neighborhood	Animal Control	FIS-HIS-PPU	Traffic Control	Grand Total
Bryn - Mawr	39	50	76	165
Cedar - Isles - Dean	27	41	65	133
Downtown West	23	9	316	348
East Isles	20	33	93	146
Elliot Park	17	42	77	136
Kenwood	20	18	54	92
Loring Park	33	32	240	305
Lowry Hill	24	42	150	216
Steven's Square - Loring Heights	4	13	55	72
Total:	207	280	1,126	1,613



**Counts are based on requests that are able to be mapped. Missing data accounts for less than 1% of 311 Service Requests.

Ward 7 2014 Traffic Control Citations



Legend

Ward Boundaries

Neighborhood Boundaries

Parks

Water Bodies

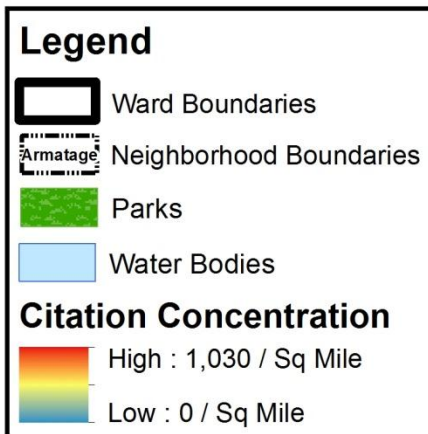
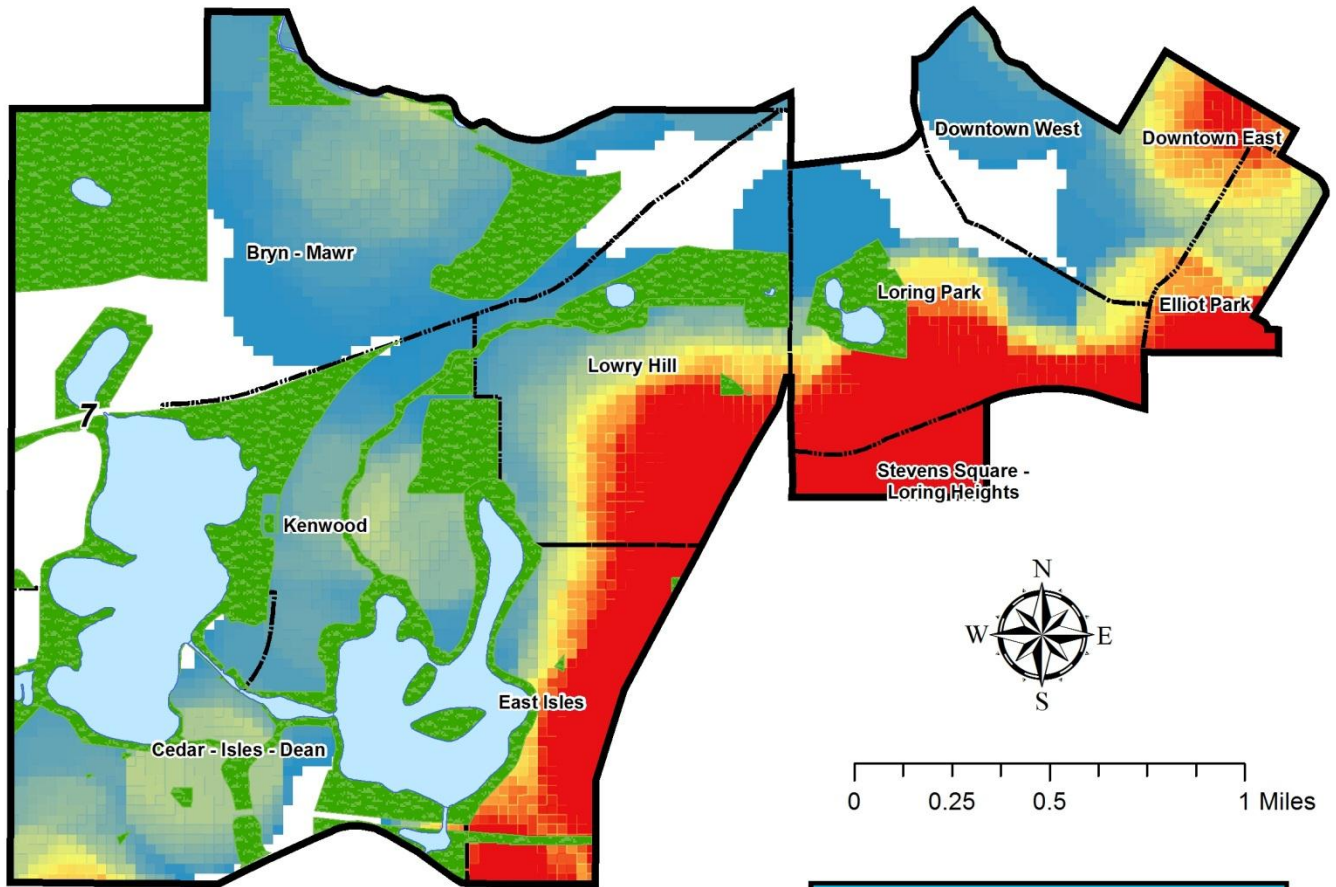
Citation Concentration

High : 21,800/Sq Mile

Low : 0/Sq Mile

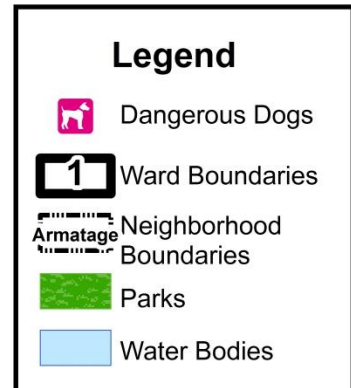
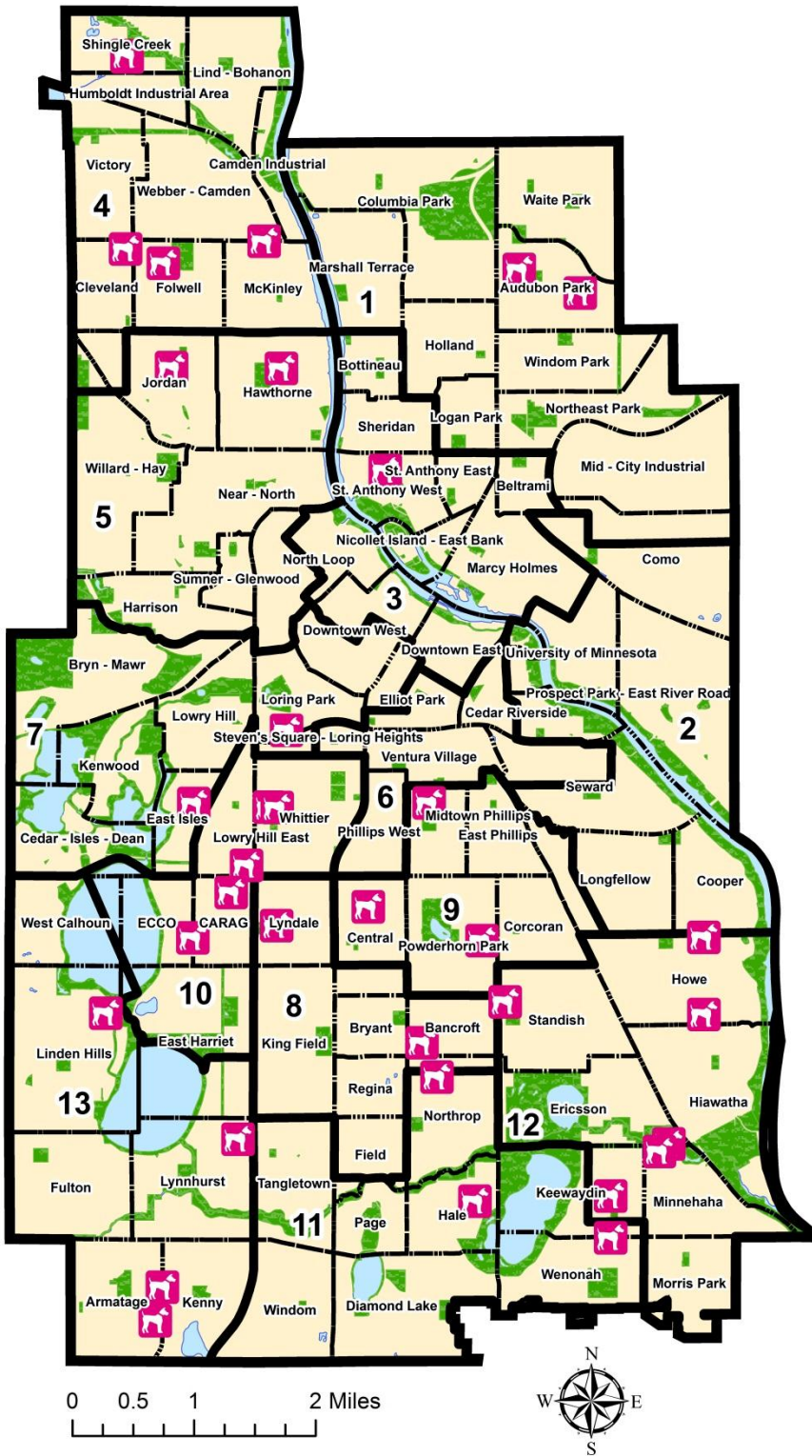
Summary		
Neighborhood	Traffic Control Citations	% of City Total
Bryn-Mawr	192	0.1%
Cedar-Isles-Dean	631	0.3%
Downtown West	17,559	7.8%
East Isles	3,005	1.3%
Elliot Park	4,140	1.8%
Kenwood	195	0.1%
Loring Park	11,788	5.2%
Lowry Hill	1,651	0.7%
Stevens Square-Loring Heights	1,188	0.5%
Ward Total	40,349	18.0%
City Total	224,640	100%

Ward 7 2013-2014 Traffic Control Winter Snow Emergency Citations



Summary		
Neighborhood	Snow Emergency Citations	% of City Total
Bryn-Mawr	85	0.2%
Cedar-Isles-Dean	161	0.5%
Downtown West	186	0.5%
East Isles	444	1.3%
Elliot Park	183	0.5%
Kenwood	112	0.3%
Loring Park	452	1.3%
Lowry Hill	448	1.3%
Stevens Square- Loring Heights	156	0.4%
Ward Total	2,227	6.3%
City Total	35,234	100%

Citywide Dangerous Dogs



Summary

Ward	Dangerous Dogs	Percentage of Total Dangerous Dogs
01	02	5.7%
02	00	0.0%
03	01	2.9%
04	05	14.3%
05	02	5.7%
06	00	0.0%
07	02	5.7%
08	02	5.7%
09	03	8.6%
10	05	14.3%
11	03	8.6%
12	06	17.1%
13	04	11.4%
Total Dangerous Dogs: 35		

Strengthening Communities by...

- Increasing community partnerships and collaborations
- Increased use of data analysis to assist real needs and deploy resources effectively
 - Includes disaggregated data analytics
 - Identifying trends in market that impact neighborhood stability
- Renewed focus on community engagement and partnership opportunities
 - Define metrics and indicators based on actual expressed need of stakeholders
 - Increase push of data externally

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<http://www.ci.minneapolis.mn.us/regservices/index.htm>

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*Strengthening communities by
partnering with residents,
neighborhoods and businesses to
make the city safer, healthier and
more inviting to all.*

Department includes:

Housing Inspection Services/PPU

Fire Inspection Services

Traffic Control

Animal Care and Control